



FILE NUMBER:

A-2123-0307

The Personal Information collected on this form is collected pursuant to section 45 of the Planning Act and will be used in the processing of this application. Applicants are advised that the Committee of Adjustment is a public process and the information contained in the Committee of Adjustment files is considered public information and is available to anyone upon request and will be published on the City's website. Questions about the collection of personal information should be directed to the Secretary-Treasurer, Committee of Adjustment, City of Brampton.

APPLICATION**Minor Variance or Special Permission**

(Please read Instructions)

NOTE: It is required that this application be filed with the Secretary-Treasurer of the Committee of Adjustment and be accompanied by the applicable fee.

The undersigned hereby applies to the Committee of Adjustment for the City of Brampton under section 45 of the Planning Act, 1990, for relief as described in this application from By-Law **270-2004**.

1. **Name of Owner(s)** HARDIP GILL; MANJIT GILL; SIMRANDEEP GILL
Address 15 Albery Rd, Brampton, ON L7A 0K7

Phone # 647-407-1460**Fax #** _____**Email** GILLMANKIRAT34@GMAIL.COM

2. **Name of Agent** HARJINDER SINGH (MEM ENGINEERING INC.)
Address UNIT 28, 2355 DERRY ROAD EAST, MISSISSAUGA, ON L5S 1V6

Phone # 905-673-9100**Fax #** _____**Email** MEM.PENG@OUTLOOK.COM

3. **Nature and extent of relief applied for (variances requested):**
PROPOSED BELOW GRADE STEPS (3 RISER) WITH REDUCED SETBACK OF 0.08M FROM THE PROPERTY LINE TO THE
BELOW GRADE STEPS

4. **Why is it not possible to comply with the provisions of the by-law?**
THE REDUCED SETBACK FROM PROPOSED BELOW GRADE STEPS IS 0.08M WHEREAS CITY BY LAW REQUIRES MINIMUM
SETBACK OF 1.20M.

5. **Legal Description of the subject land:**
Lot Number 46L
Plan Number/Concession Number M1725
Municipal Address 15 Albery Rd, Brampton, ON L7A 0K7

6. **Dimension of subject land (in metric units)**
Frontage 7.93M
Depth 26.00M
Area 206.18 M2

7. **Access to the subject land is by:**
Provincial Highway ☐
Municipal Road Maintained All Year ☒
Private Right-of-Way ☐

Seasonal Road ☐
Other Public Road ☐
Water ☐

8. Particulars of all buildings and structures on or proposed for the subject land: (specify in metric units ground floor area, gross floor area, number of storeys, width, length, height, etc., where possible)

EXISTING BUILDINGS/STRUCTURES on the subject land: List all structures (dwelling, shed, gazebo, etc.)

EXISTING 2 STOREY SEMI-DETACHED DWELLING

SINGLE FAMILY DWELLING

GROSS FLOOR AREA - 180.89 SQ.M.

HEIGHT OF THE PROPERTY- 8.5M; WIDTH- 6.63M; DEPTH- 13.55 M

EXISTING OPEN PORCH SIZE- 12'X10'

PROPOSED BUILDINGS/STRUCTURES on the subject land:

TWO UNIT DWELLING

PROPOSED BELOW GRADE STEPS WITH THE REDUCED SETBACK OF 0.08M TO ACCESS THE BASEMENT

9. Location of all buildings and structures on or proposed for the subject lands: (specify distance from side, rear and front lot lines in metric units)

EXISTING

Front yard setback 5.45M

Rear yard setback 7.00M

Side yard setback 1.29M

Side yard setback

PROPOSED

Front yard setback 5.45M

Rear yard setback 7.00M

Side yard setback REDUCED TO 0.08M

Side yard setback

10. Date of Acquisition of subject land: 2022
11. Existing uses of subject property: SINGLE FAMILY DWELLING
12. Proposed uses of subject property: TWO FAMILY DWELLING
13. Existing uses of abutting properties: RESIDENTIAL
14. Date of construction of all buildings & structures on subject land: 2001
15. Length of time the existing uses of the subject property have been continued: 21 YEARS

16. (a) What water supply is existing/proposed?

Municipal

☒

Well

☐

Other (specify)

- (b) What sewage disposal is/will be provided?

Municipal

☒

Septic

☐

Other (specify)

- (c) What storm drainage system is existing/proposed?

Sewers

☒

Ditches

☐

Swales

☐

Other (specify)

17. Is the subject property the subject of an application under the Planning Act, for approval of a plan of subdivision or consent?

Yes ☐ No ☒

If answer is yes, provide details: File # _____ Status _____

18. Has a pre-consultation application been filed?

Yes ☐ No ☒

19. Has the subject property ever been the subject of an application for minor variance?

Yes ☐ No ☒ Unknown ☐

If answer is yes, provide details:

| | | |
|--------------|----------------|--------------|
| File # _____ | Decision _____ | Relief _____ |
| File # _____ | Decision _____ | Relief _____ |
| File # _____ | Decision _____ | Relief _____ |

X Confidential
Signature of Applicant(s) or Authorized Agent

DATED AT THE CITY _____ OF BRAMPTON

THIS 25 DAY OF SEPTEMBER, 2023.

IF THIS APPLICATION IS SIGNED BY AN AGENT, SOLICITOR OR ANY PERSON OTHER THAN THE OWNER OF THE SUBJECT LANDS, WRITTEN AUTHORIZATION OF THE OWNER MUST ACCOMPANY THE APPLICATION. IF THE APPLICANT IS A CORPORATION, THE APPLICATION SHALL BE SIGNED BY AN OFFICER OF THE CORPORATION AND THE CORPORATION'S SEAL SHALL BE AFFIXED.

I, Gurwinder S. Grewal OF THE City OF Georgetown.
IN THE Region OF Halton. SOLEMNLY DECLARE THAT:

ALL OF THE ABOVE STATEMENTS ARE TRUE AND I MAKE THIS SOLEMN DECLARATION CONSCIENTIOUSLY BELIEVING IT TO BE TRUE AND KNOWING THAT IT IS OF THE SAME FORCE AND EFFECT AS IF MADE UNDER OATH.

DECLARED BEFORE ME AT THE

City OF Brampton
IN THE Region OF
Peel THIS 5th DAY OF
October, 2023

X Confidential
Hasjinder Singh
Signature of Applicant or Authorized Agent

Clara Vani
A Commissioner etc.
a Commissioner, etc.,
Province of Ontario,
for the Corporation of the
City of Brampton

FOR OFFICE USE ONLY
Expires September 20, 2026

Present Official Plan Designation: _____

Present Zoning By-law Classification: _____

R2A-1212

This application has been reviewed with respect to the variances required and the results of the said review are outlined on the attached checklist.

Gurmeet Grewal

Zoning Officer

2023-09-28

Date

DATE RECEIVED October 5, 2023

APPOINTMENT AND AUTHORIZATION OF AGENT

To: The Secretary-Treasurer
Committee of Adjustment
City of Brampton
2 Wellington Street West
Brampton, Ontario
L6Y 4R2

LOCATION OF THE SUBJECT LAND: 15 Albery Rd, Brampton, ON L7A 0K7

I/We, Hardeep Gill Manjit Gill Simrandeep Gill
please print/type the full name of the owner(s)

the undersigned, being the registered owner(s) of the subject lands, hereby authorize

HARJINDER SINGH (MEM ENGINEERING INC.)

please print/type the full name of the agent(s)

to make application to the City of Brampton Committee of Adjustment in the matter of an application for minor variance with respect to the subject land.

Dated this _____ day of _____, 20____

Hardeep Gill Manjit Gill Simrandeep Gill
(signature of the owner(s), or where the owner is a firm or corporation, the signature of an officer of the owner)

(where the owner is a firm or corporation, please print or type the full name of the person signing.)

NOTE: If the owner is a firm or corporation, the corporate seal shall be affixed hereto.

NOTE: Unit owners within a Peel Standard Condominium Corporation are to secure authorization from the Directors of the Condominium Corporation in a form satisfactory to the City of Brampton, prior to submission of an application. Signatures from all Members of the Board of Directors are required.

PERMISSION TO ENTER

To: The Secretary-Treasurer
Committee of Adjustment
City of Brampton
2 Wellington Street West
Brampton, Ontario
L6Y 4R2

LOCATION OF THE SUBJECT LAND: 15 Albany Rd, Brampton, ON L7A 0K7

I/We: Hardip Gill Manjit Gill Simsandeep Gill
(please print/type the full name of the owner(s))

the undersigned, being the registered owner(s) of the subject land, hereby authorize the Members of the City of Brampton Committee of Adjustment and City of Brampton staff members, to enter upon the above noted property for the purpose of conducting a site inspection with respect to the attached application for Minor Variance and/or consent.

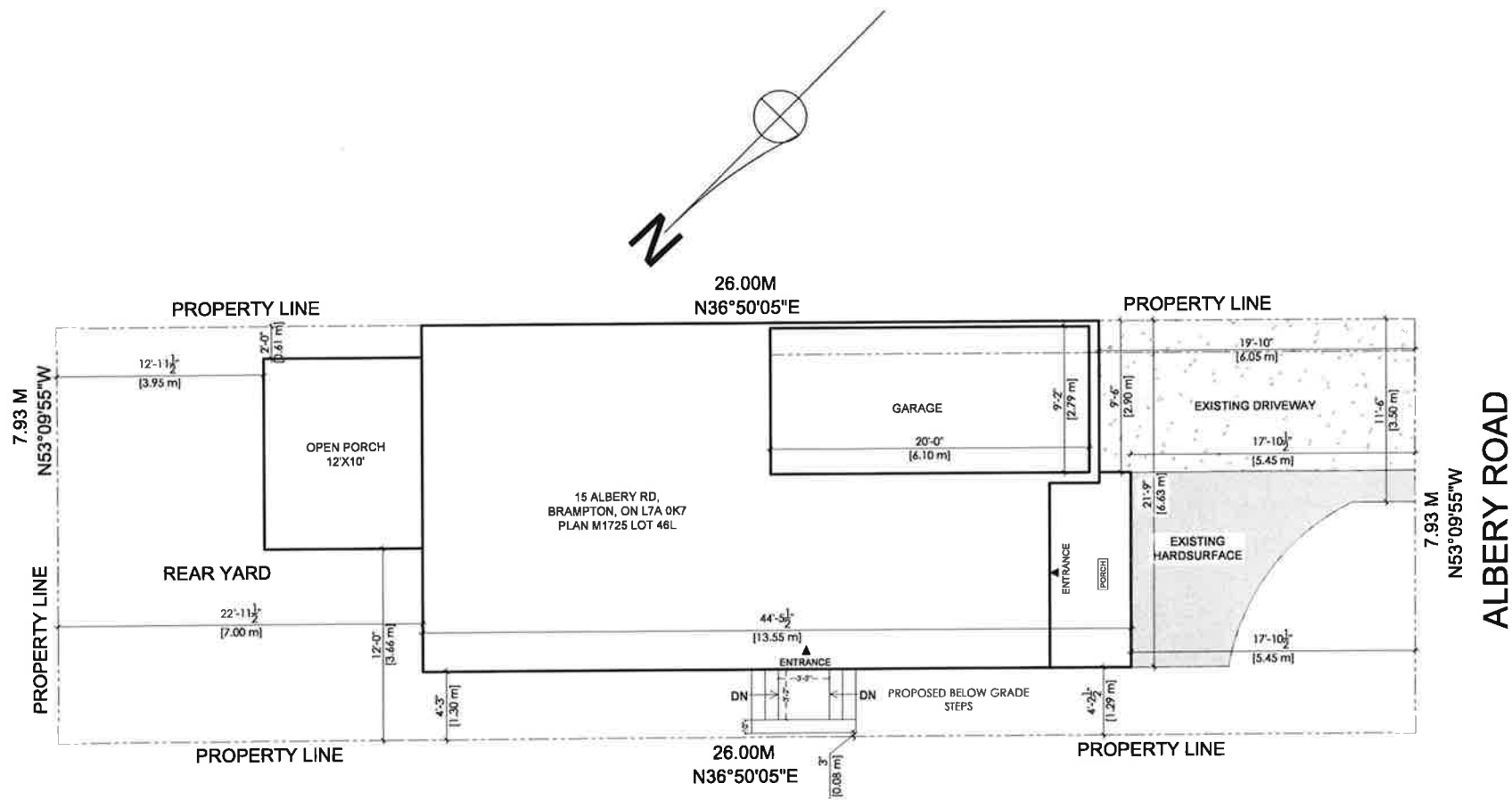
Dated this _____ day of _____, 20____

Hardip Singh Manjit Gill
(signature of the owner(s), or where the owner is a firm or corporation, the signature of an officer of the owner)

(where the owner is a firm or corporation, please print or type the full name of the person signing.)

NOTE: If the owner is a firm or corporation, the corporate seal shall be affixed hereto.

NO DISCUSSION SHALL TAKE PLACE BETWEEN THE COMMITTEE MEMBERS AND THE APPLICANT DURING THE SITE INSPECTION



SITE PLAN

SC: 1/8" - 1'-0"

General Notes

* CONTRACTOR SHALL CHECK ALL DIMENSIONS ON THE WORK SITE AND REPORT DISCREPANCIES TO THE CONSULTANTS BEFORE PROCEEDING.

* ALL DRAWINGS AND SPECIFICATIONS ARE THE PROPERTY OF CONSULTANTS AND MUST BE RETURNED AT THE COMPLETION OF WORK.

* THIS DRAWING IS NOT TO BE USED FOR CONSTRUCTION UNTIL SIGNED BY THE CONSULTANT.

* DRAWINGS ARE NOT TO BE SCALED.

LEGENDS:-

| REVISION | | |
|----------|------|-------------|
| NO. | DATE | DESCRIPTION |
| | | |
| | | |
| | | |
| | | |
| | | |

Firm Name and Address

MEM ENGINEERING INC
2365 DERRY ROAD EAST
MISSISSAUGA, ON, L5S 1V6
905-873-9100
Email: harry@memengineering.ca

PROJECT TITLE:

15 ALBERY RD, BRAMPTON, ON L7A 0K7

SHEET TITLE:

SITE PLAN

CLIENT EMAIL:

| | |
|--------------|-----------------------------|
| SCALE: | DRAWING NO.: A100 |
| 1/8" = 1'-0" | |
| PLOT DATE: | |
| 25-09-2023 | |
| DRAWN BY: | |
| SB | |
| CHECKED BY: | |
| HS | |



DOCUMENTS RELEASED PURSUANT TO A REQUEST
MUNICIPAL FREEDOM OF INFORMATION ACT
PROTECTION OF PRIVACY ACT R.S.O. 1996: M56
COPYRIGHT ACT R.S. 1985, c. C42 APPLIES TO THIS
USE AND REPRODUCTION OF THESE DOCUMENTS

City of Brampton
Building Division
Zoning Reviewed
2021/01/24
ALANA NIELSEN



| SCHEDULE | | | | | SCHEDULE | | | | |
|----------|---------------|-----------------------------|-------------------------------|-------------|----------|---------------|-----------------------------|-------------------------------|-------------|
| PART | LOT | PLAN | PIN | AREA (sq m) | PART | LOT | PLAN | PIN | AREA (sq m) |
| 1 | ALL OF LOT 44 | REGISTERED PLAN 43M-1725 | ALL OF PIN 14254-8413 (LT) | 206 | 7 | ALL OF LOT 47 | REGISTERED PLAN 43M-1725 | ALL OF PIN 14254-8416 (LT) | 206 |
| 2 | | | | 206 | 8 | | | | 206 |
| 3 | ALL OF LOT 45 | | ALL OF PIN 14254-8414 (LT) | 206 | 9 | | | | 206 |
| 4 | | | | 206 | 10 | ALL OF LOT 48 | | ALL OF PIN 14254-8417 (LT) | 206 |
| 5 | ALL OF LOT 46 | | ALL OF PIN 14254-8415 (LT) | 206 | 11 | | | | 206 |
| 6 | | | | 206 | 12 | | | | 206 |
| | | | | | 13 | ALL OF LOT 51 | | ALL OF PIN 14254-8420 (LT) | 220 |
| | | | | | 14 | | | | 221 |

PART 12 IS SUBJECT TO AN EASEMENT AS IN REG. NO. PH1309469.

SURVEYOR'S COPY

PLAN 43R-32074

RECEIVED AND DEPOSITED

I REQUIRE THIS PLAN TO BE
DEPOSITED UNDER THE
LAND TITLES ACT.

DATE February 11, 2008

THOMAS J. SALB
ONTARIO LAND SURVEYOR

DATE February 12th, 2008

Jason West
LAND REGISTRAR FOR
THE LAND TITLES DIVISION OF
PEEL (No. 43)

PLAN OF SURVEY OF
LOTS 44, 45, 46, 47, 48 AND 51
REGISTERED PLAN 43M-1725
CITY OF BRAMPTON
REGIONAL MUNICIPALITY OF PEEL

SCALE 1 : 250



J. D. BARNES LIMITED

METRIC DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND
CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

NOTES

- BEARINGS ARE GRID BEARINGS AND ARE REFERRED TO THE
NORTH-EASTERN LIMIT OF ALBERTA ROAD HAVING A BEARING
OF N53°09'50"W AS SHOWN ON REGISTERED PLAN 43M-1725
- SM DENOTES SURVEY MONUMENT FOUND
 - SD DENOTES SURVEY MONUMENT SET
 - SSB DENOTES SHORT STANDARD IRON BAR
 - IB DENOTES IRON BAR
 - PBS DENOTES REGISTERED PLAN 43M-1725 AND SET
 - PBM DENOTES REGISTERED PLAN 43M-1725 AND MEASURED
 - DUC DENOTES DWELLING UNDER CONSTRUCTION
 - P DENOTES PORCH
 - G DENOTES GARAGE
 - BC DENOTES BUILDING CORNER
 - F/W DENOTES FACE OF WALL
 - LDB DENOTES J.D. BARNES LIMITED

ALL FOUND MONUMENTS BY RADY-PENTEX & EDWARD
SURVEYING LIMITED UNLESS OTHERWISE NOTED.

ALL BUILDING TIES ARE TAKEN TO THE CONCRETE FOUNDATIONS.


SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN
ACCORDANCE WITH THE SURVEY ACT, THE
SURVEYORS ACT, THE LAND TITLES ACT AND THE
REGULATIONS THEREUNDER.
- THE SURVEY WAS COMPLETED ON THE 11th DAY
OF OCTOBER, 2007.

DATE Feb. 11, '08

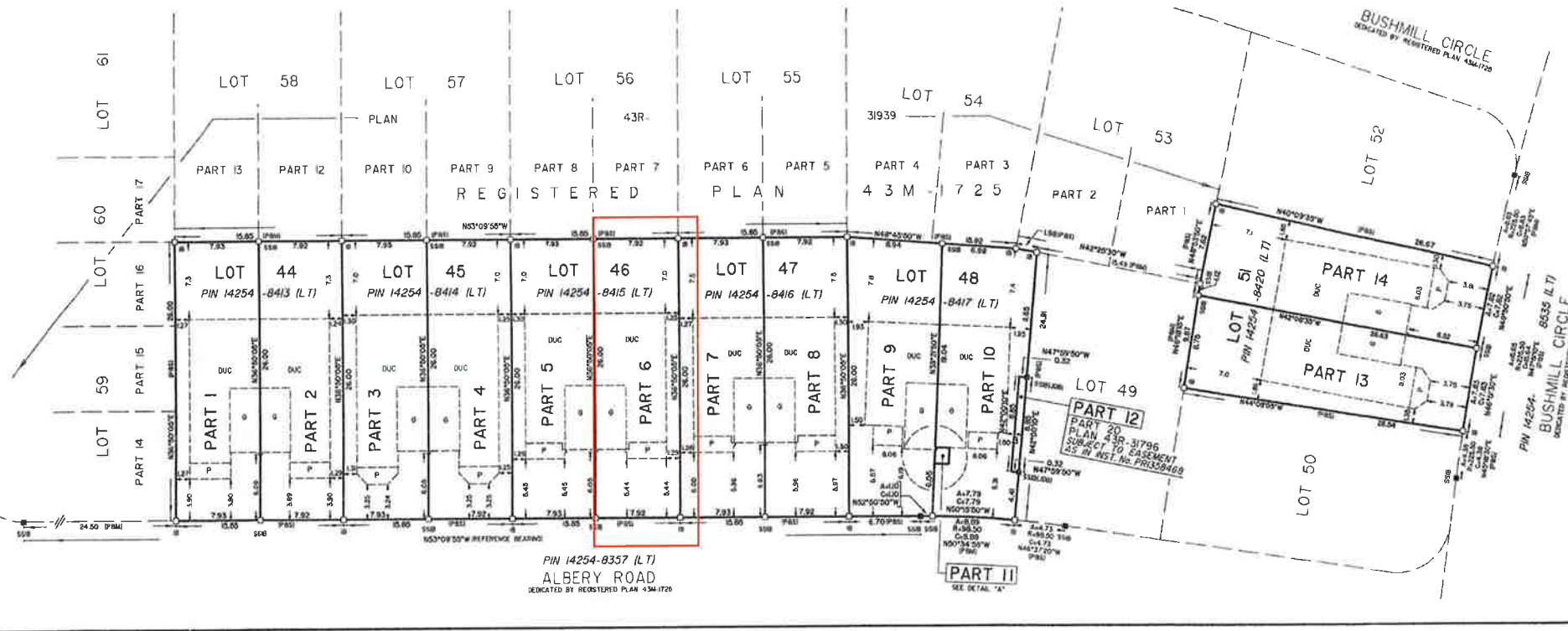
THOMAS J. SALB
ONTARIO LAND SURVEYOR



J.D. BARNES SURVEYING
LIMITED
MAPPING

401 WHEELABRATOR WAY, SUITE 4 MILTON, ON L7L 3C1
T: (905) 875-9955 F: (905) 875-9956 www.jdbarnes.com

| | | |
|--|-------------|--------------------------------|
| DRAWN BY: LO | CHECKED BY: | REFERENCE NO: 06-30-532-00-044 |
| FILE: g:\3006-43053200\plan\44-051.dwg | | DATE: FEBRUARY 4th, 2008 |
| | | PLOTTED: 08 FEB 2008 |




Zoning Non-compliance Checklist

File No.
A-2023-0307

Applicant: Harjinnder Singh
Address: 15 Albery Rd
Zoning: R2A-1212
By-law 270-2004, as amended

| Category | Proposal | By-law Requirement | Section # |
|--|--|---|-----------|
| USE | | | |
| LOT DIMENSIONS AREA / DEPTH / WIDTH | | | |
| BUILDING SETBACKS FRONT / SIDE / REAR | | | |
| BUILDING SIZE | | | |
| BUILDING HEIGHT | | | |
| COVERAGE | | | |
| BELOW GRADE ENTRANCE | | | |
| BELOW GRADE ENTRANCE | To permit an interior side yard setback of 0.08m to a proposed exterior stairway leading to a below grade entrance | whereas the by-law requires a minimum interior side yard setback of 1.2m. | 10.23.1 |
| ACCESSORY STRUCTURE SIZE / HEIGHT | | | |
| MULTIPLE ACCESSORY STRUCTURES | | | |
| DRIVEWAY WIDTH | | | |
| LANDSCAPED OPEN SPACE | | | |
| ENCROACHMENTS | | | |
| TWO-UNIT DWELLING | | | |
| SCHEDULE "C" | | | |
| OTHER – DECK | | | |


Reviewed by Zoning
2023-09-28
Date

A-2023-0307

2022-09-25

COVERING LETTER

To

The Secretary-Treasurer
Committee of Adjustment
City of Brampton
2 Wellington Street West
Brampton, Ontario L6Y 4R2

Subject: Minor Variance application for 15 Albery Rd, Brampton, ON L7A 0K7

Sir/ Madam,

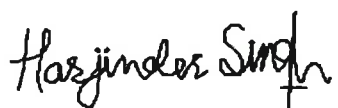
We hope this letter finds you well. Please accept our minor variance application for our client at 15 Albery Rd, Brampton, ON L7A 0K7.

We have proposed a below grade steps for entrance to the basement in a side yard with reduced setback of 0.08m whereas city by law requires 1.20m setback from lot line to proposed below grade steps.

So, we request you to kindly consider our application for minor variance and allow for the below grade steps (entrance) from the side yard.

We appreciate your cooperation in this matter.

Thank You,



Harjinder Singh

P Eng. PMP, CET, RCJI